

TITLE TO REAL ESTATE—Mann, Foster, Ashmore & Brissey, Attorneys at Law, Justice Building, Greenville, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

Nov 4 11 37 AM '69  
OLLIE FARNSWORTH  
R.M.C.

VOL 878 PAGE 589

KNOW ALL MEN BY THESE PRESENTS, that I, Maggie W. Lunsford

in consideration of Two hundred eighty-eight and no/100-----(\$288.00)----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

Erastus Beard, Jr., his heirs and assigns, forever:

All that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the Southwestern side of Ballenger Street, and being a portion of Lot No. 1 of a plat made by W. A. Hudson, May 3, 1910, and having, according to a more recent plat of Terry T. Dill, dated October 16, 1969, the following metes and bounds, to-wit:

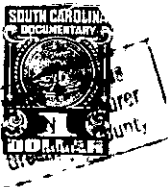
BEGINNING at an iron pin on the Southwestern side of Ballenger Street, said iron pin being 193 feet East of the intersection of Ballenger Street and Furman Road and running thence with the Southwestern side of Ballenger Street N. 56-45 W. 40 feet to an iron pin; thence in a new line through Lot No. 1, S. 37-34 W. 47.3 feet to an iron pin in the line of Lot No. 2; thence with the common line of Lot No. 2, S. 56-45 E. 52 feet to an iron pin in the line of Lot No. 5; thence with the common line of Lot No. 5 N. 23-00 E. 47.7 feet to an iron pin on the southwestern side of Ballenger Street, the point of beginning.

The above is a portion of the property conveyed to the Grantor by deed recorded in the R. M. C. Office for Greenville County in Deed Book 272 at page 191.

This conveyance is subject to such easements, restrictions, or rights-of-way as may appear of record.

The plat dtd. 5-3-10 referred to above is recorded in the R. M. C. Office for Greenville County in Plat Book "A", at page 122

The above property is shown on plat of property of the Grantee prepared by Terry T. Dill, dated October 16, 1969, and recorded in Plat Book 4C at Page 139



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s') heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s') hand(s) and seal(s) this 29th day of October 1969 .

SIGNED, sealed and delivered in the presence of:

Maggie W. Lunsford (SEAL)

Elizabeth G. Johnson (SEAL)

Suzanne Lunsford (SEAL)

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s') act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 29 day of October 1979 .

Elizabeth G. Johnson (SEAL)

Notary Public for South Carolina  
My commission expires 5-19-79

Suzanne Lunsford

STATE OF SOUTH CAROLINA  
COUNTY OF

RENUNCIATION OF DOWER

GRANTOR WOMAN

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s') heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of 19

(SEAL)

Notary Public for South Carolina  
My commission expires

RECORDED this 4 day of November 19 69, at 11:31 A. M., No. 10548

235-171-8-41  
OUT OF 171-8-4